

**Note: The following case(s) is/are included in this ad.**  
**Click on the process number or applicant's name to go directly to the ad.**

<b>Process No.</b>	<b>Applicant Name</b>
<a href="#"><u>02-213</u></a>	<a href="#"><u>ENVIRONMENTAL PROCESSING SYSTEMS, INC.</u></a>
<a href="#"><u>02-229</u></a>	<a href="#"><u>JOSE &amp; ELIZABETH FAGUNDO</u></a>

APPLICANT: ENVIRONMENTAL PROCESSING SYSTEMS, INC.

AU to IU-1

SUBJECT PROPERTY: PARCEL 1: Tract 34 in Section 19, Township 52 South, Range 40 East, of FLORIDA FRUIT LAND COMPANY'S SUBDIVISION NO. 1, Plat book 2, Page 17. LESS THE FOLLOWING: Commencing at the Southeast corner of the SW  $\frac{1}{4}$  of Section 19, Township 52 South, Range 40 East; run thence N2°33'57"W (bearings are based on the Florida State System of Plane Coordinates), 1,980.08' along the east line of said  $\frac{1}{4}$  Section to the Southeast corner of Tract 34 of said subdivision; thence S89°29'21"W 596.02' along the south boundary of said Tract 34 to the Point of beginning; continue thence S89°29'21"W 722.85' along said south boundary to the Southwest corner of said Tract 34; thence N2°33'42"W 330.03' along the west boundary of said Tract 34 to the Northwest corner of said Tract 34; thence N89°29'25"E, 637.81' along the north boundary of said Tract 34 to a point; thence S16°52'31"E 343.74' to the Point of beginning. PARCEL 2: The north  $\frac{1}{2}$  of the east  $\frac{1}{2}$  of the east  $\frac{1}{2}$  of Tract 35, Section 19, Township 52 South, Range 40 East, of FLORIDA FRUIT LAND COMPANY'S SUBDIVISION NO. 1, Plat book 2, page 17. PARCEL 3: The east  $\frac{1}{2}$  of the west  $\frac{1}{2}$  of the east  $\frac{1}{2}$  of Tract 35, Section 19, Township 52 South, Range 40 East, of FLORIDA FRUIT LAND COMPANY'S SUBDIVISION NO. 1, Plat book 2, page 17.

LOCATION: Lying west of N.W. 112 Avenue and lying approximately 330' south of N.W. 146 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 7.46 Acres

AU (Agricultural – Residential)  
IU-1 (Industry – Light)

HEARING NO. 03-1-CZ5-2 (02-299)

10-52-40  
Council Area 5  
Comm. Dist. 12

APPLICANTS: JOSE & ELIZABETH FAGUNDO

Applicant is requesting approval to permit an addition to a single family residence to be setback 13.7' from the front (east) property line. (The underlying zoning district regulations require 25' from the front property line).

Upon a determination that the applicable standards have been satisfied, approval of such request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

Plans are on file and may be examined in the Zoning Department entitled "Proposed Garage & Utility Room," as prepared by Fidias F. Flaquer, P. E., dated 9/22/01 and consisting of 3 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 32, Block 59, PALM SPRINGS NORTH, SECTION Q, Plat book 84, Page 98.

LOCATION: 18500 N.W. 83 Court, Miami-Dade County, Florida.

SIZE OF PROPERTY: 100' x 114'

PRESENT ZONING: RU-1 (Single Family Residential)